



Falcon

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14 Torr View Avenue

Peverell, Plymouth, PL3 4QW

Guide Price £260,000-£270,000





In Brief

Beautifully Characterful 1930s Home In Prime Peverell With Sunny Garden & Garage

Reception Rooms	Living room, separate dining room plus breakfast room		
Bedrooms	3 bedrooms		
Heating	Gas central heating	Parking	On street parking plus
Area	1324 Sq ft	GARAGE	
Tenure	Freehold	Council Tax	C

Description

Located in the fabulous and highly sought-after area of Peverell, close to Central Park – Plymouth’s famous ‘green lung’ – and the Life Centre, is this much-loved and beautifully cared-for 1930s-style terraced family home. From the moment you step inside, the character is immediately apparent, with a stunning leaded and stained-glass inner door and beautiful original staircase featuring a classic carved wooden newel post. The spacious living room has a retro-style fireplace surrounding the open fire, while sliding doors lead through to a separate dining room with access to the rear garden. A charming breakfast room retains an original cupboard within the chimney breast recess and leads through to a modern fitted kitchen with oven and hob. A door opens directly onto the garden. Upstairs are two generous double bedrooms, a good-sized single bedroom, a family bathroom with rolled-edge bath and shower over, plus a separate WC. A lovely stained-glass window adds further character to the landing. The property benefits from gas central heating and UPVC double glazing. Outside, the sunny south-easterly garden has a lawned area and is perfect for enjoying the sunshine. A single garage is a fantastic bonus, while external access leads to the basement, providing excellent additional storage. A wonderful period home in one of Plymouth’s most popular residential locations.

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Floor Plans

Approximate Gross Internal Area 1324 sq ft - 122 sq m (Excluding Garage)

Cellar Area 251 sq ft – 23 sq m
Ground Floor Area 574 sq ft – 53 sq m
First Floor Area 499 sq ft – 46 sq m
Garage Area 174 sq ft – 16 sq m



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